



Located in the Hilltop Neighborhood  
Convenient access to North Avenue and local amenities



**6,992 SF**

BUILDING SIZE  
(Heated)



**1.50**

ACRES  
(±)



**1984**

YEAR BUILT  
Effective: 2000



**MEDICAL  
OFFICE**

Use



**ASPHALT**

PARKING  
On-Site



**\$1.43M**

2026 ACTUAL  
VALUE



## PROPERTY HIGHLIGHTS

- Single-story medical office building in excellent condition
- Effective year built 2000 with quality improvements
- Central air conditioning and forced-air gas heat
- Asphalt parking with convenient on-site access
- 1.5-acre site with professional landscaping
- Owned and operated by Hilltop Health Services Corporation
- Located in established Hilltop area of Grand Junction



## BUILDING DETAILS

Building Use:	Offices (Medical Office)
Construction:	Wood Frame
Exterior:	Stucco
Roof:	Asphalt / Composition Shingle
Heating:	Forced Air (Gas)
Cooling:	Central Air
Stories:	1
Quality:	Good
Total Heated Area:	6,992 SF



## CONTACT

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